

**SUMMIT AT FERN HILL  
COMMUNITY DEVELOPMENT DISTRICT**

November 8, 2021 Minutes of Regular Meeting

**Minutes of the Regular Meeting**

The Regular Meeting of the Board of Supervisors for the Summit at Fern Hill Community Development District was held on **Wednesday, November 8, 2021 at 6:00 p.m.** at the Summit at Fern Hill Clubhouse located at 10340 Boggy Moss Drive, Riverview, FL 33578.

**1. CALL TO ORDER/ROLL CALL**

Bryan Radcliff called the Regular Meeting of the Summit at Fern Hill Community Development District to order on **Wednesday, November 8, 2021 at 6:02 p.m.**

**Board Members Present and Constituting a Quorum:**

|                  |            |
|------------------|------------|
| Ryan Corley      | Chair      |
| Antonio Bradford | Vice-Chair |
| Douglas Smith    | Supervisor |
| Angela White     | Supervisor |

**Staff Members Present:**

|                |                           |
|----------------|---------------------------|
| Bryan Radcliff | District Manager, Meritus |
| Heather Dilley | District Manager, Meritus |

There were no audience members in attendance.

**2. AUDIENCE QUESTIONS AND COMMENTS ON AGENDA ITEMS**

There were no audience questions or comments on agenda items.

**3. VENDOR/STAFF REPORTS**

**A. District Counsel**

**i. Quarterly Report**

Ms. Crosby-Collier was not present, and there were no follow-up questions for Counsel from the Board. Mr. Radcliff updated the Board on the quarterly dissemination report provided by District Counsel.

**B. District Engineer**

Ms. Stewart was not present, and there were no follow-up questions for her from the Board.

46 **C. District Manager**

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48 Mr. Radcliff updated the Board on the recent onsite landscape visit that Ms. Dilley and Mr. Radcliff  
49 completed along with Supervisor Smith. An onsite meeting with Carson’s Landscaping to go over  
50 punch list items was confirmed for Friday, November 12, 2021.

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53 **4. BUSINESS ITEMS**

54 **A. Discussion on Reserve Study Proposal**

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56 The Board reviewed the proposal for a reserve study provided by Global Solutions Partners. The  
57 Board agreed to table this proposal until the next meeting to give the Board an opportunity to  
58 further review and do more research on reserve studies.

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60 **B. Discussion on Landscape Enhancements Proposals**

- 61 **i. Mulch Installation**
- 62 **ii. Pine Tree Removal**

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64 The Board discussed the proposals and agreed to table the proposal for the installation of 147 yards  
65 of pine bark at the Fern Hill, Cone Grove, and second entrance areas. The Board also agreed to  
66 table the proposal for the installation of 47 yards of pine bark at the amenity area, pool area, and  
67 parking lot area. The Board wanted to move forward with the proposal for the removal of the dead  
68 pine tree and stump grinding.

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|                 |  |
|-----------------|--|
| 70 MOTION TO:   | Approve the proposal for the removal of the dead pine tree and stump grinding. |
| 71              |  |
| 72 MADE BY:     | Supervisor Bradford  |
| 73 SECONDED BY: | Supervisor Corley  |
| 74 DISCUSSION:  | None further   |
| 75 RESULT:      | Called to Vote: Motion PASSED  |
| 76              | 4/0 - Motion Passed Unanimously  |

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79 **5. CONSENT AGENDA**

- 80 **A. Consideration of Minutes of the Regular Meeting October 11, 2021**
- 81 **B. Consideration of Operations and Maintenance Expenditures September 2021**

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83 The Board reviewed the October 11, 2021 minutes and September 2021 O&Ms.

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MOTION TO: Approve Consent Agenda items A and B.

87

MADE BY: Supervisor White

88

SECONDED BY: Supervisor Bradford

89

DISCUSSION: None further

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RESULT: Called to Vote: Motion PASSED

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4/0 - Motion Passed Unanimously

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### C. Review of Financial Statements Month Ending September 30, 2021

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The Board reviewed and accepted the financials.

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### 6. BOARD OF SUPERVISORS REQUESTS AND COMMENTS

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Supervisor Corley requested for information to be sent to Board members regarding the recently installed pool video system.

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Supervisor Smith reviewed some concerns regarding landscaping.

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### 7. PUBLIC COMMENTS

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There were no public comments.

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### 8. ADJOURNMENT

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MOTION TO: Adjourn at 6:28 p.m.

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MADE BY: Supervisor Bradford

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SECONDED BY: Supervisor White

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DISCUSSION: None further

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RESULT: Called to Vote: Motion PASSED

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118

4/0 - Motion Passed Unanimously

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121 *\*Please note the entire meeting is available on disc.*

122

123 *\*These minutes were done in a summary format.*

124

125 *\*Each person who decides to appeal any decision made by the Board with respect to any matter considered*  
126 *at the meeting is advised that person may need to ensure that a verbatim record of the proceedings is made,*  
127 *including the testimony and evidence upon which such appeal is to be based.*

128 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed  
129 meeting held on 12/13/2021

130

131 Ryan Corley

132 Signature

133 Ryan Corley

134 Printed Name

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136 Title:

137  Chair

138  Vice-Chair

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[Signature]

Signature

Heather Dilley

Printed Name

Title:

Secretary

Assistant Secretary

Recorded by Records Administrator

[Signature]

Signature

12/20/2021

Date

